

IMPORTANT: THIS COMMUNICATION AFFECTS YOUR PROPERTY

**TOWN AND COUNTRY PLANNING ACT 1990
(as amended by the Planning and Compensation Act 1991)**

BREACH OF CONDITION NOTICE

THE VERVE APARTMENTS, 5 MERCURY GARDENS, ROMFORD RM1 3EL

ENF/612/20

ISSUED BY: LONDON BOROUGH OF HAVERING

TO:

- (1) Smith Homes 6 Limited, 12 West Street, Ware, SG12 9EE
- (2) Carly Rebekah Smith as Director of Smith Homes 6 Limited, 12 West Street, Ware SG12 9EE
- (3) Smith Homes 6 Limited, The Verve, 5 Mercury Gardens, Romford RM1 3EL
- (4) Carly Rebekah Smith as Director of Smith Homes 6 Limited, The Verve, 5 Mercury Gardens, Romford RM1 3EL
- (5) The Owner, The Verve, 5 Mercury Gardens, Romford RM1 3EL
- (6) The Occupier(s) The Verve, 5 Mercury Gardens, Romford RM1 3EL
- (7) Mr J. Smith c/o Richard Quelch, Q Square Group Limited, 85 Great Portland Street, London W1W 7LT
- (8) The Electricity Network Company Limited, Synergy House, Windmill Avenue, Woolpit, Bury St. Edmunds, IP30 9UP
- (9) Christopher Mumford as Secretary, The Electricity Network Company Limited, Driscoll 2, Ellen Street, Cardiff, CF10 4BP
- (10) Richard Mark Brett as Director, The Electricity Network Company Limited, Synergy House, Windmill Avenue, Woolpit, Bury St. Edmunds, IP30 9UP
- (11) Clive Eric Linsdell, as Director, The Electricity Network Company Limited, Synergy House, Windmill Avenue, Woolpit, Bury St. Edmunds, IP30 9UP
- (12) David Walter Overman, as Director, The Electricity Network Company Limited, Synergy House, Windmill Avenue, Woolpit, Bury St. Edmunds, IP30 9UP
- (13) Neil Edward Shaw as Director, The Electricity Network Company Limited, Synergy House, Windmill Avenue, Woolpit, Bury St. Edmunds, IP30 9UP

(14) John Trounson as Director, The Electricity Network Company Limited, Synergy House, Windmill Avenue, Woolpit, Bury St. Edmunds, IP30 9UP

1. THIS IS A FORMAL NOTICE which is issued by the Council, under section 187A of the above Act because they consider that conditions imposed on a grant of planning permission, relating to the land described below have not been complied with. It considers that you should be required to comply with the conditions specified in this notice.

2. THE LAND AFFECTED BY THE NOTICE

THE VERVE APARTMENTS, 5 MERCURY GARDENS, ROMFORD RM1 3EL, as shown edged in black on the attached plan.

3. THE RELEVANT PLANNING PERMISSION

The relevant planning permission to which this Notice relates is P1591.20 for the retention of 22 apartments which was granted planning permission on 26th September 2024.

4. THE BREACH OF CONDITIONS

1. Failure to comply with and implement Conditions 1 and 2 of planning permission P1591.20 granted on 26th September 2024.

5. THE FOLLOWING ACTIVITIES ARE TO BE CARRIED OUT TO SECURE COMPLIANCE WITH THE CONDITIONS

As the person responsible for the breach of condition specified in section 4 of this notice, you are required to comply with the stated conditions by taking the following steps:

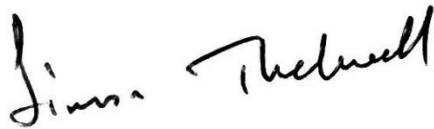
- (1) Comply with Conditions 1 and 2 of planning permission P1591.20 by complying with the conditions as follows:
 - A) As to Condition 1, the cycle storage space as well as the refuse and recycle storage space shall be laid out in accordance to drawings numbered 1940-DS-01-00-DR-A-P702, 1940-DS01-00-DR-A-P703 and 1940-DS-01-00-DR-A-P704 previously approved, and the facilities shall then be retained thereafter, unless an alternative scheme shall have been submitted to and approved in writing by the local planning authority.
 - B) As to Condition 2 the surface of the car parking spaces shall be made of smooth hard surface materials with parking spaces to be marked by water base paint, or other conventional methods. Thereafter the car parking spaces as shown on the drawing numbered 1940-DS-01-00-DR-A-P702 previously approved shall be retained for the sole benefit of all the residents of Verve Apartments and for no other purpose, unless agreed in writing by the Local Planning Authority.

Time for compliance: 28 days from the effective date of this notice, beginning with the day on which the notice is served on you.

6. WHEN THIS NOTICE TAKES EFFECT

This notice takes effect **immediately** it is served on you or you receive it by postal delivery.

Dated: **18 March 2025**



Signed:

Simon Thelwell
Head of Strategic Development

Authorised Officer

On behalf of: The Mayor and Burgesses of the London Borough of Havering,
Town Hall, Main Road, Romford, RM1 3BD

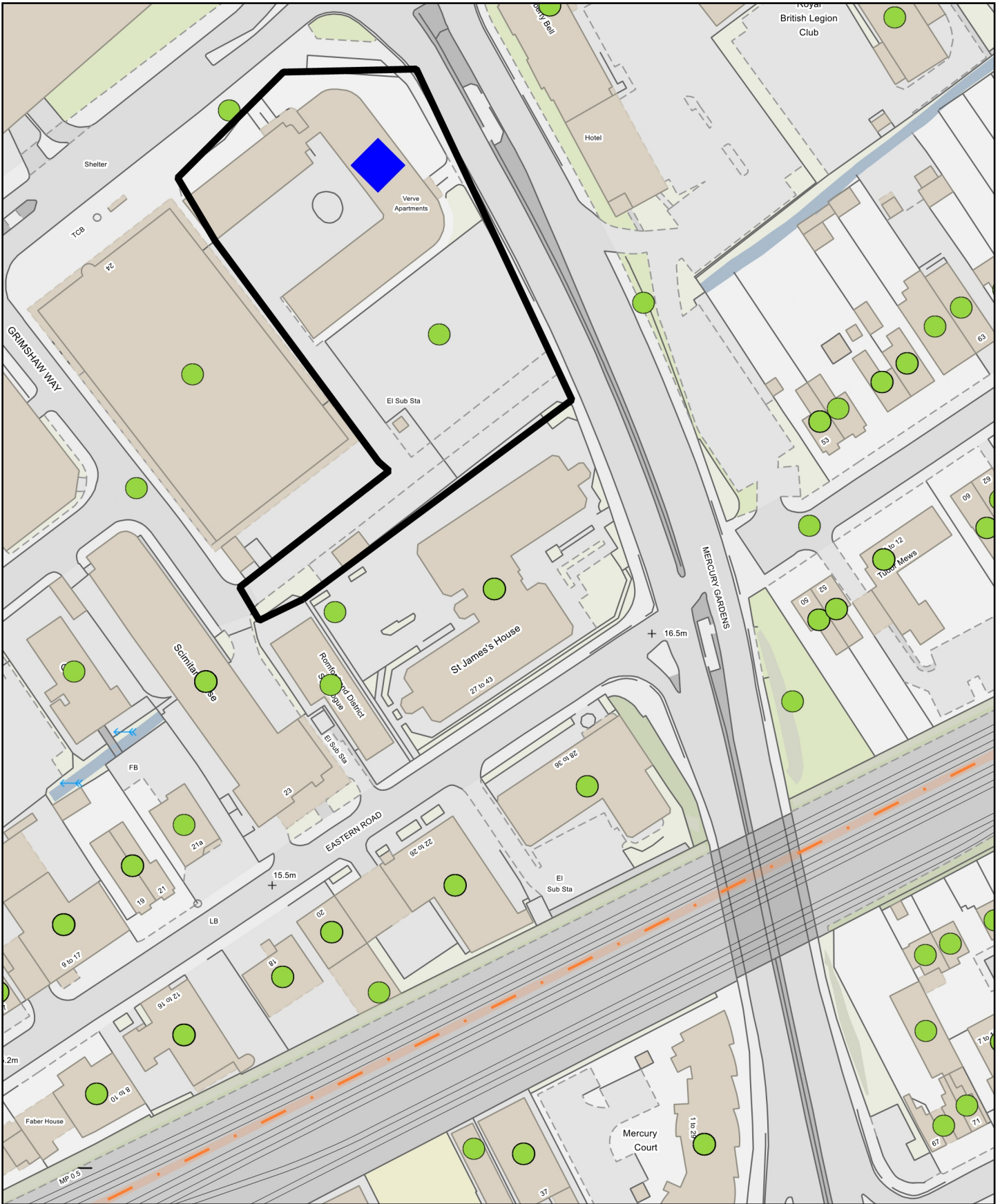
WARNING

THERE IS NO RIGHT OF APPEAL AGAINST THIS NOTICE

It is an offence to contravene the requirements stated in paragraph 5 of this notice after the end of the compliance period. You will then be at risk of immediate prosecution in the Magistrates Court for which the maximum penalty is an **unlimited fine** for a first offence and for any subsequent offence. If you are in any doubt about what this notice requires you to do, you should get in touch immediately with **Chris Stathers, Principal Planning Enforcement Officer, Town Hall, Main Road, Romford, RM1 3BD (01708 433619)**.


If you need independent advice about this notice, you are advised to contact urgently a lawyer, planning consultant or other professional adviser specialising in planning matters. If you wish to contest the validity of the notice, you may only do so by an application to the High Court for judicial review. A lawyer will advise you on what this procedure involves.

DO NOT LEAVE YOUR RESPONSE TO THE LAST MINUTE

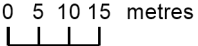



**THE VERVE APARTMENTS, 5 MERCURY GARDENS,
ROMFORD
ENF/612/20**

TQ5159688679




Scale: 1:1250
Date: 13 March 2025

Havering
LONDON BOROUGH

London Borough of Havering
Town Hall, Main Road
Romford, RM1 3BD
Tel: 01708 434343

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